PLANNING AND COMMUNITY DEVELOPMENT

Phone: 405-366-5433

CASE NUMBER: PD15-05

APPLICANT:

Shay Development

DATE:

February 12, 2015

Norman, Oklahoma 73069 • 73070

LOCATION:

South side of Lindsey Street between

24th Avenue SE and 36th Avenue SE

WARD:

TO:

Interested Neighbors

FROM:

City of Norman Department of Planning and Community Development

SUBJECT:

Pre-Development Discussion of a Proposed Single Family Residential Development

You are receiving this letter because you own property within the 350-foot notification boundary of a Pre-Development application to consider a 48-lot single family residential development on approximately 10 acres. This property is currently zoned A-2, Rural Agricultural District, and rezoning will be required.

Please join us for a Pre-Development discussion of this proposal on Thursday, February 26, 2015 from <u>6:30 p.m.</u> until <u>7:00 p.m</u>. The meeting will be held in Conference Room D of Building A of the Norman Municipal Complex, 201 West Gray Street, located north and west of the downtown Post Office.

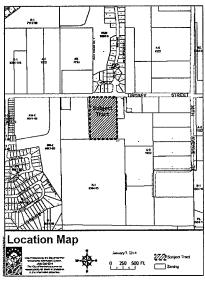
This applicant has filed a concurrent application for Planning Commission consideration of this project at their March 12, 2015 meeting. You will also be receiving notice of that meeting in the near future. This applicant previously applied in January of 2014 but the application was withdrawn before final City Council approval due to some technical issues providing a sewer solution.

Pre-Development meetings are required for property owners seeking to undertake certain land use actions (any Special Use, rezoning of land over 40 acres in size, amendment of the NORMAN 2025 Land Use & Transportation Plan, subdivision of property, Rural Certificate of Survey greater than 40 acres, or construction of a cellular tower) that could have an impact on surrounding properties.

Pre-Development meetings allow applicants and neighboring property owners to meet informally to discuss proposals and air concerns prior to the public hearing process. Often Pre-Development meetings allow applicants and neighbors to resolve issues of concern, which in turn saves time, money and hard feelings on all sides.

If you have questions about the proposal, please call the contact person, Saeed Farzaneh, (405) 414-5566 mornings. We look forward to your participation and thank you for taking an active role in your community.

VICINITY MAP





OFFICE USE

O N L Y

Application for Pre-Development Informational Meeting

Case No. PD 15-05

City of Norman Planning & Community Development - 201 W. Gray St., Bldg. A - Norman, OK 73069 — (405) 366-5433 Phone - (405) 366-5274 Fax

APPLICANT/LAND OWNER	ADDRESS	
	40. Box 720162	
Shay Development	100(man, OK 73070	γ
EMAIL ADDRESS	NAME AND PHONE NUMBER OF CONTACT PERSON(S)	
yosef chome creations.com		
Sacedfarzanez Quahoo.com	BEST TIME TO CALL:	
1		
☐ Concurrent Planning Commission review requested and application submitted with this application.		
A proposal for development on a parcel of land, generally located On Lindsey ful between		
244 Ave S.E. and 3104 Dre S.E.		
ZI ITEC S.C. UNA SU PICE.S.C.		
10/12		
and containing approximately 10.95 acres, will be brought forward to the Planning Commission and City Council for consideration within the next six months.		
The Proposed Use(s) in this development will include (please	describe specific land uses and approximate	e number of acres in
each use):	1010 5	- 3
The propose 48 resides	ntial 10ts. See prelimi	nary plat
Also there will be a comm	on area Where det	ention
livill be.		
	The state of the s	
		1
	tems submitted:	Concurrent Planning Commission Review
2025 Plan Amendment Growth Boundary	Deed or Legal Description	Requested:
' Land Use	☐ Radius Map	
☐ Transportation	Certified Ownership List	Received on:
Rezoning to \mathcal{R} -/ District(s)	Written description of project	2-9-15
Special Use for	☐ Preliminary Development Map	at /:30 a.m./pm
Preliminary Plat Stone Lake (Plat Name)	Greenbelt Enhancement Statement	at <u>/:30</u> a.m./p/m
☐ Norman Rural Certificate of Survey (COS)	Filing fee of \$125.00	by mt
Commercial Communication Tower	Surrent Zoning: A-Z	
C	Current Plan Designation: Frivile Urban Service Arch	

